



**GASCOIGNE  
HALMAN**

WITHY CLOSE, FRODSHAM, CTAX:C. EPC: D. - A SEMI-DETACHED  
BUNGALOW IN PRIME CENTRAL FRODSHAM LOCATION

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THE AREAS LEADING ESTATE AGENT





## WITHY CLOSE, FRODSHAM, CTAX:C. EPC: D. - A SEMI- DETACHED BUNGALOW IN PRIME CENTRAL FRODSHAM LOCATION

**Offers Over £250,000**

**A well presented semi-detached bungalow in a prime location, in a small quiet cul-de-sac, just a short walk from the centre of Frodsham.**

Withy Close is known for being one of the most in demand locations in Frodsham. It is a small, exclusive cul-de-sac of detached and semi-detached bungalows set just a short walk from the centre of Frodsham and all its facilities. The location attracts interest from those seeking a comfortable home in a peaceful yet convenient setting.

This bungalow is presented in excellent order throughout and offers accommodation ideal for downsizers and those looking for ease of living and economy.







## DESCRIPTION

The layout includes an entrance hallway, lounge, orangery/dining room, fitted kitchen, double bedroom and a luxury shower room. Double glazed windows are fitted throughout and gas fired central heating is installed.

The property enjoys a corner position with parking for two cars to the side. Lawned gardens wrap around the property, enclosed at the rear and enjoying a South West facing aspect.

## LOCATION

The setting is secluded and private yet only a short walk from the town centre. Frodsham is a thriving market town and was recently identified as one of the most in demand locations in the UK. The town offers a great selection of independent and national retail outlets, artisan food shops and a range of fashionable cafe's restaurants and bars. An historic street market is held each Thursday and an artisan producers market is held monthly. Open countryside is on the doorstep with walking in nearby Castle Park, Frodsham Hill, Hob Hey Wood, The Weaver Valley and The Sandstone Trail. Delamere Forest is ten minutes away by car and there are excellent recreational facilities in the area. There are popular schools for children of all age groups in the area including St Lukes Primary School, Manor House, . The road, rail and motorway networks allow daily commuter access to many parts of the North West. Regular direct rail services run from Frodsham to Chester, Warrington, Liverpool and Manchester.

## TENURE

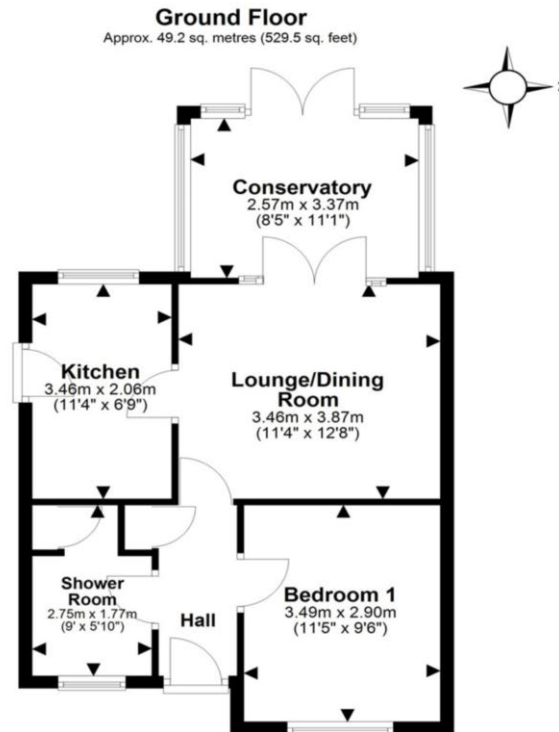
Freehold.

## COUNCIL TAX

Band C. Cheshire West & Chester.

## EPC RATING

Current D.



Total area: approx. 49.2 sq. metres (529.5 sq. feet)

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## FRODSHAM OFFICE

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